Prepared by:

Steltemeier and Westbrook, PLLC
3326 Aspen Grove Drive, Suite 604
Franklin, Tennessee 37067

BILL GARRETT, Davidson County
Trans: T20140069449 DEEDWARR
Recvd: 09/17/14 09:40 3 pgs
Fees: 18.00 Taxes: 1480.00
20140917-0085139

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $400,000.00.

Affiant

Subscribed and sworn to before me this 12th day of September, 2014.

Notary Public
My Commission Expires: 04/01/17

LARRY N. WESTBROOK NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TN

14-0384

Address of New Owner:	Send Tax Bills to:	Tax Information:
Plum Holdings, LLC	New Owner	093 11 0
709 Second Avenue		154.00
Nashville, TN 37210		

WARRANTY DEED

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, we

L. & W. Horton General Partnership, a Tennessee general partnership, whose general partners are William Barth Horton and Lydia A. Horton,

hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto

Plum Holdings, LLC, a Tennessee limited liability company,

hereinafter called the GRANTEES, their heirs and assigns, the following tract or parcel of land, to-wit:

Land in Davidson County, Tennessee, being more particularly described as follows, to-wit:

TRACT I
Being the southerly 31 feet of Lot No. 6 on the Plan of Campbell's South Nashville Plan of Lots, as of record in Book U, Pages 682 and 683, Register's Office for said County.

Said part of Lot No. 6 fronts 31 feet on the westerly side of Second Avenue South, formerly Market Street, and runs back between parallel lines 143 ½ feet to an alley.

TRACT II
Being the northerly half of Lot No. 7 on the Plan of Campbell's South Nashville Lots, as of record in Book U, Pages 682 and 683, Register's Office for said County.

Said northerly half of Lot No. 7 fronts 30 feet on the westerly side of Second Avenue South, formerly Market Street, and runs back between parallel lines 143 ½ feet to an alley.

Being the same property conveyed to L. & W. Horton General Partnership, a Tennessee general partnership, whose general

partners are William Barth Horton and Lydia A. Horton by Quitclaim Deed from William Barth Horton and Lydia Ann Horton, dated November 22, 2013 of record in Instrument No. 20131206-0124280, Register's Office for Davidson County, Tennessee.

Together with an easement which is a portion of Lot Number 6 on the Plan of Campbell's South Nashville Plan of Lots, as of record in Book U, Pages 682 and 683, Register's Office for Davidson County, Tennessee, and is more particularly described according to a survey by R.L. Montoya-Land Surveying, Inc., dated February 20, 1996, as follows:

Beginning at a "P.K." Nail in the westerly margin of Second Avenue South as presently located, said point being the southeast corner of Parcel 246 on Map 93-11 and being the northeast corner of Parcel 154; thence, leaving said westerly margin along the common line of said parcels, South 66 degrees 31 minutes 08 seconds West 19 feet to a point; this being the point of beginning for this described easement; thence, continuing along said common line South 66 degrees 31 minutes 08 seconds West 63.0 feet to a point; thence, leaving the common line of parcels 154 and 246 along new lines along the south line of Parcel 246, North 23 degrees 28 minutes 52 seconds West 0.40 feet to a point; thence, North 66 degrees 31 minutes 08 seconds East 63.0 feet to a point; thence, South 23 degrees 28 minutes 52 seconds East 0.40 feet to the point of beginning, containing 25.20 square feet more or less.

This conveyance is subject to any and all restrictions and easements of record.

This is improved property located at **709 Second Avenue, Nashville, TN 37210.**

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest, thereto belonging to the said GRANTEES, their heirs and assigns, forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this 12th day of September, 2014.

L. & W. Horton General Partnership

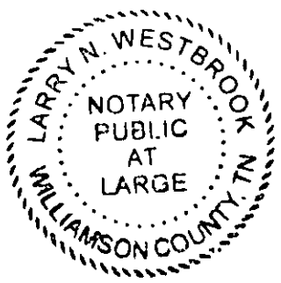
By: William Barth Horton, General Partner

By: Lydia A. Horton, General Partner

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a notary public in and for said county and state, the within named **William Barth Horton and Lydia A. Horton**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), who, upon oath, acknowledged that they executed the within instrument for the purposes therein contained, and who further acknowledged that they are the General Partners of **L. & W. Horton General Partnership, a Tennessee general partnership** and that they are authorized by **L. & W. Horton General Partnership, a Tennessee general partnership** to execute this instrument on its behalf by themselves as such General Partners.

Witness my hand and official seal at Franklin, Tennessee, this 12th day of September, 2014.



Larry N. Westbrook, Notary Public
State of Tennessee at Large
My Commission Expires: 04/01/17